

**ORDINANCE NO. 20200730-063**

**AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 707 WEST 14<sup>TH</sup> STREET FROM GENERAL OFFICE (GO) DISTRICT TO DOWNTOWN MIXED USE-CONDITIONAL OVERLAY (DMU-CO) COMBINING DISTRICT.**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:**

**PART 1.** The zoning map established by Section 25-2-191 of the City Code is amended to change the base district from general office (GO) district to downtown mixed use-conditional overlay (DMU-CO) combining district on the property described in Zoning Case No. C14-2020-0035, on file at the Planning and Zoning Department, as follows:

The north 64 feet of Lot 6, Block 153, Original City of Austin, Travis County, Texas, according to the plat on file at the General Land Office of the State of Texas (the "Property"),

locally known as 707 West 14<sup>th</sup> Street in the City of Austin, Travis County, Texas, generally identified in the map attached as **Exhibit "A"**.

**PART 2.** The Property within the boundaries of the conditional overlay combining district established by this ordinance is subject to the following conditions:

- A. The maximum height of a building or structure on the Property shall not exceed 60 feet.
- B. The following uses are not permitted uses of the Property:

Bail bond services  
Liquor sales  
Pawn shop services

Cocktail lounge  
Outdoor entertainment

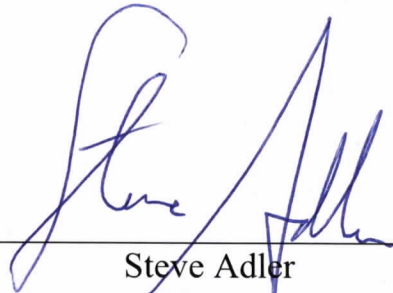
**PART 3.** Except as specifically restricted under this ordinance, the Property may be developed and used in accordance with the regulations established for the downtown mixed use (DMU) base district and other applicable requirements of the City Code.

**PART 4.** This ordinance takes effect on August 10, 2020.

**PASSED AND APPROVED**

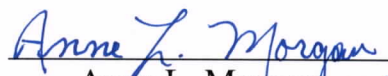
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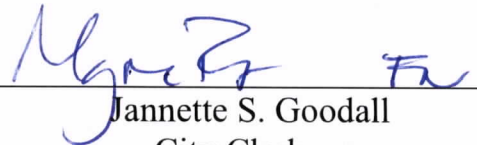
\_\_\_\_\_  
Steve Adler  
Mayor

**APPROVED:**



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Anne L. Morgan  
City Attorney

**ATTEST:**



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Jannette S. Goodall  
City Clerk





**Created: 3/13/2020**

$$1'' = 400'$$